

GENERAL INFORMATION REGARDING USE OF OPTIONAL DNS PROCESS

When the SEPA field indicates a **Determination of Nonsignificance (DNS)** is expected, the optional DNS process is being used and a DNS is likely. This may be the only opportunity to comment on the environmental impacts of the proposal. The proposal may include mitigation measures under applicable codes, and the project review process may incorporate or require mitigation measures regardless of whether an Environmental Impact Statement (EIS) is prepared. The Threshold Determination will also be noticed in a subsequent issue of this Weekly Permit Bulletin. A copy of the subsequent Threshold Determination for the proposal may be obtained upon request.

Notice of Application

RE-NOTICE OF APPLICATION NOTICE OF PUBLIC MEETING

Quasi-Judicial Land Use Code Amendment

Location: City Wide

File Number: 17-114136-AD

Reason for Renote: To correct broken links due to the new city website rollout.

Description: Amendment to the Land Use Code to remove Quasi-Judicial appeals to the City Council from Hearing Examiner Decisions and Recommendations on Process I and Process III land use matters.

Approvals Required: City Council approval

SEPA: Exempt

Minimum Comment Period: Remains open until the City Council takes final action.

Public Meeting: June 22, 2017, 6 PM; City Hall, 450 110th Ave NE, Bellevue, WA 98004

Meeting Room: Council Chambers

Public Hearing: To be scheduled. A public hearing on this topic before the City Council is anticipated in July 2017.

Date of Application: April 10, 2017

Completeness Date: May 22, 2017

Applicant: City of Bellevue

Applicant Contact: Matt McFarland, Assistant City Attorney, 452-5284,
mmcfarland@bellevuewa.gov

Planner: Carol Helland, Code and Policy Director, 425-452-2724

Planner Email: chelland@bellevuewa.gov

NOTICE OF APPLICATION

Kong Residence

Location: 637 Bellevue Way SE

Subarea: Southwest Bellevue

File Number: 15-123081-LO

Description: Application for Critical Areas Land Use Permit approval to modify a stream critical area structure setback to facilitate the construction of a second single-family dwelling. The proposal is supported by a Critical Areas Report and mitigation plan.

Approvals Required: Critical Areas Land Use Permit approval and ancillary permits and approvals

SEPA: Exempt

Minimum Comment Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: September 15, 2015

Completeness Date: May 24, 2017

Applicant Contact: David Kong, , 425-802-2723, konghoiwai@hotmail.com

Planner: David Wong, 425-452-4282

Planner Email: dwong@bellevuewa.gov

NOTICE OF APPLICATION

Howard Hui Residence

Location: 1607 W Lake Sammamish Pkwy SE

Subarea: Southeast Bellevue

File Number: 17-108159-LO

Description: Application for Critical Areas Land Use Permit approval to obtain a Reasonable Use exception to construct a 2,625 square-foot single-family residence.

Approvals Required: Critical Areas Land Use Permit approval and ancillary permits and approvals

SEPA: Determination of Non-Significance is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

Minimum Comment Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: March 10, 2017

Completeness Date: May 24, 2017

Applicant Contact: Hui He, 360-961-8119,
huihe60@gmail.com

Planner: David Wong, 425-452-4282

Planner Email: dwong@bellevuewa.gov

NOTICE OF THRESHOLD DETERMINATION

Arco am/pm Fuel Facility Upgrade

Location: 13948 NE 20th St

Subarea: Bel-Red

File Number: 17-108511-LM

Description: Application for SEPA Threshold Determination to remove and replace existing underground storage tanks (USTs) and associated hardware with new equipment. The project includes decommissioning existing USTs and installing new 25,000 gallon and 22,000 gallon USTs, removing 12 dispensers and installing 12 new multi-product dispensers and associated hardware. Proposal entails approximately 950 cubic yards of soil material cut/fill.

Approvals Required: Land Use approval and ancillary permits and approvals.

SEPA: Determination of Non-Significance is expected. Refer to page one regarding use of the Optional DNS Process.

Minimum Comment Period Ends: June 22, 2017. Refer to page one for information on how to comment on a project.

Date of Application: March 16, 2017

Completeness Date: April 12, 2017

Applicant Contact: Valerie Porter, Barghausen Consulting Engineers, 425-251-6222, vporter@barghausen.com

Planner: Peter Rosen, 425-452-5210

Planner Email: prosen@bellevuewa.gov

NOTICE OF APPLICATION

Brookside HOA NGPA Restoration

Location: 1002 138th Ave NE

Subarea: Crossroads

File Number: 17-111236-LO

Description: Application for Critical Areas Land Use Permit approval of a Vegetation Management Plan proposal to restore a degraded Type-F stream buffer with native vegetation. The proposal is associated with enforcement action 16-144157-EA and includes a restoration plan.

Approvals Required: Critical Areas Land Use Permit approval and ancillary permits and approvals

SEPA: Determination of Non-Significance is expected. Refer to page one General Information Regarding Use of Optional DNS Process.

Minimum Comment Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to comment on a project.

Date of Application: April 21, 2017

Completeness Date: May 24, 2017

Applicant: Hanyu Hong

Applicant Contact: Clover McIngalls, The Watershed Company, 425-822-5242, cmcingalls@watershedco.com

Planner: David Wong, 425-452-4282

Planner Email: dwong@bellevuewa.gov

NOTICE OF PUBLIC MEETING

Bellevue Place Helistop

Location: 10500 NE 8th Street

Subarea: Downtown Bellevue

File Number: 17-104804-LB

Description: To revoke Kemper Development Company's helistop Conditional Use Permit (Ordinance 6000).

Approvals Required: Conditional Use Permit approval and ancillary permits and approvals

SEPA: Exempt

Minimum Comment Period Ends: June 27, 2017, 5PM. Refer to page one for information on how to comment on a project.

Public Meeting: June 27, 2017; 6PM City Hall, 450 110th Ave NE, Bellevue, WA 98004

Meeting Room: 1E-108

Date of Application: January 25, 2017

Completeness Date: February 16, 2017

Notice of Application Date: March 2, 2017

Applicant: Mrs. Ina Tateuchi

Applicant Contact: Josh Whited, whited@ekwlaw.com, 206-441-1069

Planner: Carol Hamlin, 425-452-2731

Planner Email: chamlin@bellevuewa.gov

Notice of Decision

NOTICE OF DECISION

Paget Dock

Location: 4839 Lakehurst Drive

Subarea: Factoria

File Number: 16-145777-WG

Description: Land Use approval of a Shoreline Substantial Development Permit to remove and replace an existing dock.

Decision: Approval with Conditions

Concurrency Determination: N/A

SEPA: Determination of Non-Significance is issued. Refer to page one for how to appeal SEPA.

Appeal Period Ends: June 29, 2017, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: October 31, 2016

Completeness Date: December 7, 2016

Notice of Application Date: December 15, 2016

Applicant Contact: Jay Irwin, Irwin Land Use Consulting, 360-410-6745

Planner: Leah Chulsky, 425-452-6834

Planner Email: lchulsky@bellevuewa.gov

NOTICE OF DECISION

[Meydenbauer Bay Stormwater Outfall Maintenance](#)

Location: 9927 Meydenbauer Way SE

Subarea: Southwest Bellevue

File Number: 17-111163-WE

Description: Land Use approval for maintenance of a stormwater outfall to remove 150 cubic yards of sediment accumulation at the outfall of a public stormwater pipe that discharges into Meydenbauer Bay at the Meydenbauer Bay Yacht Club property. Sediment removal was previously approved under 13-107199-WE in 2013.

Decision: Approval with Conditions

Concurrency Determination: N/A

SEPA: Determination of Non-Significance is issued. Refer to page one for how to appeal SEPA.

Appeal Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: April 20, 2017

Completeness Date: May 11, 2017

Notice of Application Date: May 18, 2017

Applicant Contact: Tanya Macfarlane, City of Bellevue Utilities, 425-452-7901, tmacfarlan@bellevuewa.gov

Planner: Reilly Pittman, 425-452-4350

Planner Email: rpittman@bellevuewa.gov

NOTICE OF THRESHOLD DETERMINATION

[Harrison Residence Invasive Vegetation Removal](#)

Location: 3435 103rd Place NE

Subarea: North Bellevue

File Number: 16-145350-GJ

Description: SEPA Threshold Determination for the removal of Himalayan Blackberries within a Type F stream buffer. Proposal includes replanting with native vegetation.

Decision: Determination of Non-Significant is issued. Refer to page one for how to appeal SEPA

Appeal Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: October 25, 2016

Completeness Date: April 27, 2017

Notice of Application Date: May 11, 2017

Applicant Contact: Leigh Harrison, Legacy Properties NW, LLC, 425-269-6838, office@competerr.com

Planner: Drew Folsom, 425-452-4441

Planner Email: dfolsom@bellevuewa.gov

NOTICE OF DECISION

[Chaffey Buffer Reduction](#)

Location: 104 130th Ave SE

Subarea: Wilburton/NE 8th St.

File Number: 17-107962-LO

Description: Critical Areas Land Use Permit approval to reduce the 50 buffer from the top of a Critical Slope to 30 feet for the construction of a new single family home.

Decision: Approval with Conditions

Concurrency Determination: N/A

SEPA: Exempt

Appeal Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: March 13, 2017

Completeness Date: April 17, 2017

Notice of Application Date: May 4, 2017

Applicant Contact: Jessica Van Vleet, Chaffey Building Group, 425-889-7643

Planner: Leah Chulsky, 425-452-6834

Planner Email: lchulsky@bellevuewa.gov

NOTICE OF THRESHOLD DETERMINATION

[Future GM Dealerships](#)

Location: 13256 NE 20th St

Subarea: Bel Red

File Number: 17-104267-GD

Description: SEPA Threshold Determination for construction of a 30,038 square foot Cadillac and 36,160 square foot Chevrolet/Buick/GMC

dealership in the BR-GC zone. The project includes approximately 40,000 to 50,000 cubic yards of earth movement.

Decision: Determination of Non-Significant is issued. Refer to page one for how to appeal SEPA.

Appeal Period Ends: June 22, 2017

Date of Application: January 24, 2017

Date of Completeness: February 7, 2017

Notice of Application Date: May 11, 2017

Applicant Contact: Steve Coulston, Argonaut Holdings, L.L.C., 206-325-2553,

stevecoulston@lmueller.com

Planner: Matthews Jackson, 425-452-2729

Planner Email: mjackson@bellevuewa.gov

RE-NOTICE OF DECISION

[Padhye Conservation Short Plat](#)

Location: 4008 148th Place SE

Neighborhood: Eastgate

File Number: 15-130076-LO and 16-102655-LN

Reason for Renotice: To correct broken links due to the new city website rollout.

Description: Preliminary Short Plat approval to subdivide an existing 31,213 square foot lot (0.72 acre) into two lots and establish a Native Growth Protection Area tract. The site will be developed as a conservation short plat due to the presence of on-site steep slopes, which are protected through the City of Bellevue's Critical Areas Ordinance. The proposal includes a critical areas report with a request to modify the steep slope structure setback.

Decision: Approval with Conditions

SEPA: Determination of Non-Significance is issued. Refer to page one for how to appeal SEPA.

Appeal Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: January 4, 2016 and December 21, 2015

Notice of Application Date: March 3, 2016

Applicant Contact: Nishant Padhye, 425-623-3753, nishantp@live.com

Planner: Nick Whipple, 425-452-4578

Planner Email: nwhipple@bellevuewa.gov

RE-NOTICE OF DECISION

[Bellevue Urban Homes](#)

Location: 10631 SE 2nd Street

Subarea: Southwest Bellevue

File Number: 16-123385-LD and 16-123376-LO

Reason for Renotice: To correct broken links due to the new city website rollout.

Description: Design Review approval for a proposal to construct 8 townhomes in 2 buildings on a site containing steep slope critical areas. Critical Areas Land Use approval required to modify steep slope and steep slope buffer.

Decision: Approval with Conditions

Concurrency Determination: N/A

SEPA: Determination of Non-Significance is issued. Refer to page one for how to appeal SEPA.

Appeal Period Ends: June 22, 2017, 5 PM. Refer to page one for information on how to appeal a project.

Date of Application: January 25, 2016

Completeness Date: February 11, 2016

Notice of Application Date: March 3, 2016

Applicant Contact: Jonathan Lemons, Lemons Architecture PLLC, 206-306-5952,

Jon@LemonsArchitecture.com

Planner: Sally Nichols, 425-452-2727

Planner Email: spnichols@bellevuewa.gov

RE-NOTICE OF DECISION

[City of Bellevue Utility Woodridge Open Space Sewer Replacement](#)

Location: 1121 Lake Hills Connector

Subarea: Richards Valley

File Number: 17-107830-LO

Reason for Renotice: To correct broken links due to the new city website rollout.

Description: Critical Areas Land Use Permit approval to replace an existing deteriorated underground sewer pipeline with approximately 1,275 feet of 8-inch diameter high-density polyethylene (HDPE) pipe. The replacement line will be constructed primarily on the existing group surface. The pipe will be located within steep slopes, wetlands, Type-N and Type-F streams; and associated buffers and structure setbacks. One 20-inch-wide steel support bridge will cross a Type N-Stream and one 10-inch-diameter steel support pipe will cross a Type-F stream. A new manhole structure is proposed adjacent to the Lake Hills connector. The

project includes mitigation planting of native vegetation

Decision: Approval with Conditions

Concurrency Determination: N/A

SEPA: Determination of Non-Significance is issued. Refer to page one for how to appeal SEPA.

Appeal Period Ends: June 22, 2017, 5 PM.
Refer to page one for information on how to appeal a project.

Date of Application: March 3, 2017

Completeness Date: March 16, 2017

Notice of Application Date: March 22, 2017

Applicant Contact: Shaha Birol, City of Bellevue Utilities Department, 425-452-4477, sbirol@bellevuewa.gov

Planner: Drew Folsom, 425-452-4441

Planner Email: dfolsom@bellevuewa.gov